

## WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS

009863

That LINWOOD C. BECK and MARY L. BECK, of Waterville, County of Kennebec and State of Maine in consideration of ONE (\$1.00) DOLLAR and other valuable considerations, paid by MARY L. BECK, of Waterville, County of Kennebec, and State of Maine, whose mailing address is 49 Roosevelt Avenue, Waterville, Maine 04901, the receipt whereof I do hereby acknowledge, do hereby GIVE, GRANT, BARGAIN, SELL AND CONVEY with Warranty Covenants, unto the said MARY L. BECK, her heirs and assigns forever;

NO TRANSFER  
TAX PAID

A certain lot or parcel of land situated on Roosevelt Avenue in said Waterville, and being the westerly half of lot #83 and the contiguous easterly half of lot #84 as shown on a plan and profile of Roosevelt Avenue from Hillcrest Extension to North Street, made by E.B. Coffin, C.E., and recorded in Kennebec Registry of Deeds, Plan Book 11, Pages 26 and 27. Said two half lots combined have a continuous frontage on Roosevelt Avenue of seventy (70) feet and are one hundred (100) feet deep.

This conveyance is made upon the following express conditions which are to run with the land: No building may be erected on said land except dwelling house and private garage to be used in connection therewith. Such dwelling house shall cost not less than five thousand (\$5,000.00) dollars, nor shall be built for over two family occupancy. No second floor porches may be built upon any house. The dwelling house shall be set back at least thirty (30) feet from the line of the sidewalk except that steps, bay windows and porticoes may be allowed in this reserved area. Any private garage, unless built in as part of the house, shall be set back at least seventy (70) feet from the sidewalk. No animals are to be kept in, upon or about the premises except such as are usually called household pets.

Being the same premises conveyed by Eva E. Logan to Linwood C. Beck and Mary L. Beck on August 14, 1947, and recorded in the Kennebec County Registry of Deeds in Book 870, Page 284 on January 29, 1948.

IN WITNESS WHEREOF, we the said Linwood C. Beck and Mary L. Beck, have hereunto set our hands and seals this 10<sup>TH</sup> day of April, 1992.

Signed, Sealed and Delivered  
in the presence of

Paul Beck  
Witness

Paul Beck

By: Linwood C. Beck  
Linwood C. Beck

By: Mary L. Beck  
Mary L. Beck

5660

STATE OF MAINE  
KENNEBEC, ss

April 10, 1992

Personally appeared the above named Linwood C. Beck and Mary L. Beck and  
acknowledged the above instrument to be their free act and deed.

Before me,

William P. Dubord  
Notary Public

Print Name: William P. Dubord  
My Commission Expires 6-26-94

RECEIVED KENNEBEC SS.

1992 APR 27 AM 9:00

ATTEST: Thomas R. Dubord  
REGISTER OF DEEDS